

WELD COUNTY ROAD 26 ANNEXATION NO. 4 TO THE TOWN OF FIRESTONE

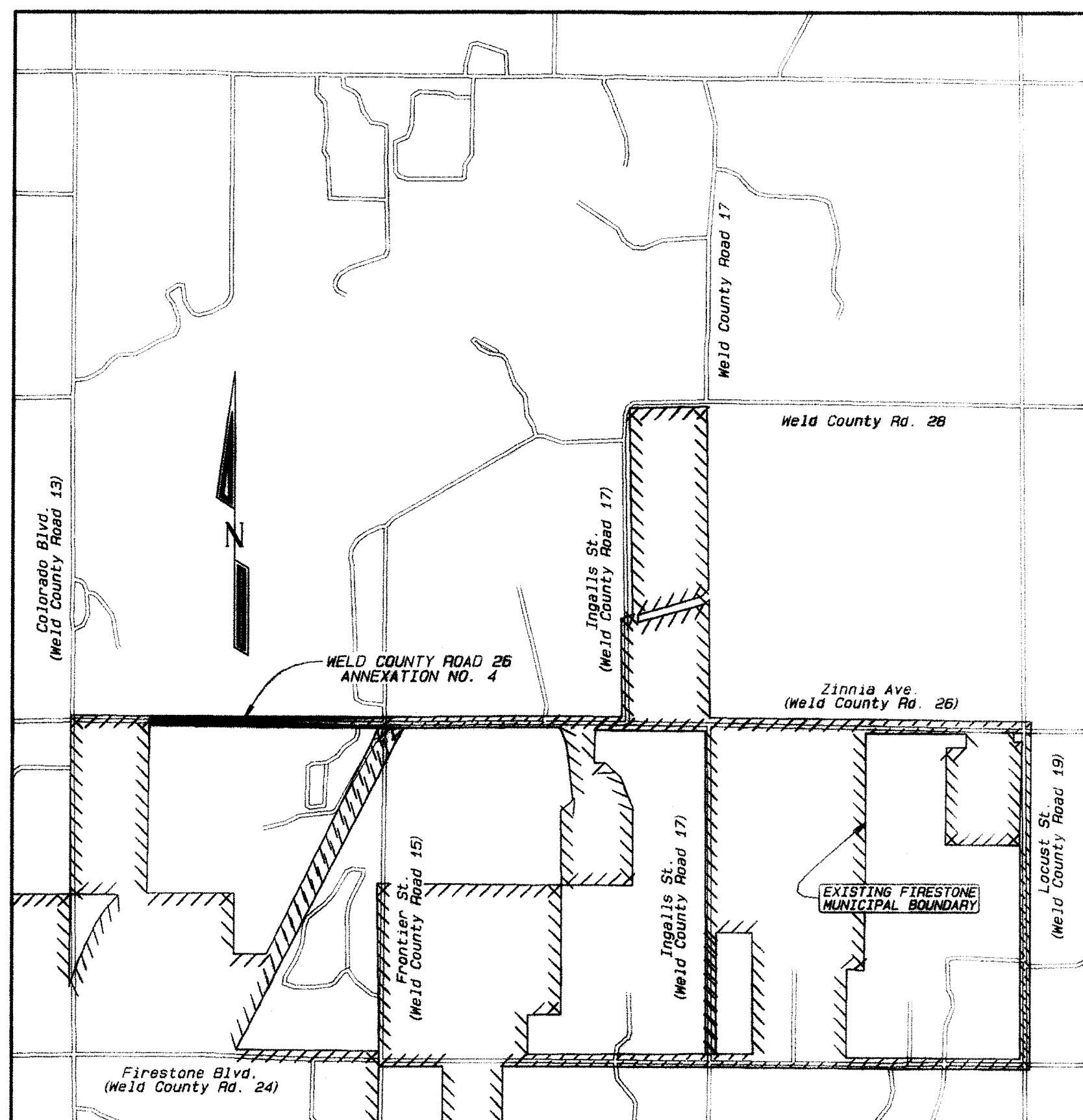
3696276 05/28/2010 12:47P Weld County, CO
1 of 1 R 11.08 D 0.00 Steve Moreno Clerk & Recorder

Located in the Southwest 1/4 of Section 32, and the South 1/2 of Section 31
Township 3 North, Range 67 West, and the Northwest 1/4 of Section 5,
and the North 1/2 of Section 6, Township 2 North, Range 67 West of the 6th P.M.,
County of Weld, State of Colorado.

Sheet 1 of 1

Firestone
Town of Firestone
P.O. Box 100
Firestone, CO 80520

276



PROPERTY DESCRIPTION:

A PARCEL OF LAND LOCATED IN THE SOUTHWEST 1/4 OF SECTION 32, AND THE SOUTH 1/2 OF SECTION 31, TOWNSHIP 3 NORTH, RANGE 67 WEST, AND THE NORTHWEST 1/4 OF SECTION 5, AND THE NORTH 1/2 OF SECTION 6, TOWNSHIP 2 NORTH, RANGE 67 WEST OF THE 6TH P.M., COUNTY OF WELD, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

CONSIDERING THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 31 TO BEAR NORTH 89°47'27" WEST, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO; BEGINNING AT THE NORTHEAST CORNER OF FIRESTONE TRAIL ANNEXATION NO. 2 AS SHOWN ON THE PLAT RECORDED FEBRUARY 27, 2002 AT RECEPTION NO. 2928666 IN THE RECORDS OF THE CLERK AND RECORDER FOR WELD COUNTY COLORADO; SAID POINT ALSO BEING ON THE SOUTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26; THENCE NORTH 89°41'50" WEST, COINCIDENT WITH THE SOUTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26 AND THE NORTH LINE OF SAID FIRESTONE TRAIL ANNEXATION NO. 2, A DISTANCE OF 272.02 FEET TO THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 6; THENCE NORTH 89°42'27" WEST, COINCIDENT WITH THE SOUTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26, A DISTANCE OF 2651.86 FEET TO THE EAST LINE OF THE NORTHWEST 1/4 OF SAID SECTION 6; THENCE NORTH 89°42'58" WEST, COINCIDENT WITH THE SOUTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26, A DISTANCE OF 1247.84 FEET TO BROOKS FARM SECOND ANNEXATION AS SHOWN ON THE PLAT RECORDED JUNE 15, 2001 AT RECEPTION NO. 2857771 IN THE RECORDS OF THE CLERK AND RECORDER FOR WELD COUNTY COLORADO; THENCE NORTH 00°44'02" EAST, COINCIDENT WITH THE EAST LINE OF SAID BROOKS FARM SECOND ANNEXATION, A DISTANCE OF 60.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26; THENCE SOUTH 89°42'58" EAST, COINCIDENT WITH THE NORTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26, A DISTANCE OF 1247.18 FEET TO THE EAST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 31; THENCE SOUTH 89°42'27" EAST, COINCIDENT WITH THE NORTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26, A DISTANCE OF 2652.03 FEET TO THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 31; THENCE SOUTH 89°41'50" EAST, COINCIDENT WITH THE NORTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26, A DISTANCE OF 272.05 FEET; THENCE SOUTH 88°59'33" WEST, A DISTANCE OF 1320.20 FEET TO THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 31; THENCE SOUTH 88°24'12" EAST, A DISTANCE OF 1320.20 FEET TO THE TRUE POINT OF BEGINNING.

SAID PARCEL CONTAINS 4.84 ACRES OR 210,830 SQUARE FEET, MORE OR LESS.

TOWN APPROVAL:

THIS IS TO CERTIFY THAT THE WELD COUNTY ROAD 26 ANNEXATION NO. 4 WAS APPROVED ON THE 22ND DAY OF April, 2010, BY ORDINANCE NO. 746 AND THAT THE MAYOR OF THE TOWN OF FIRESTONE ON BEHALF OF THE TOWN OF FIRESTONE, HEREBY ACKNOWLEDGES SAID ANNEXATION UPON WHICH THIS CERTIFICATE IS ENDORSED FOR ALL PURPOSES INDICATED THEREON.

MAYOR

ATTEST: TOWN CLERK

SURVEYOR'S CERTIFICATE:

I, CURTIS D. HOOS, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE ANNEXATION MAP REPRESENTED BY THIS PLAT WAS MADE BY ME OR UNDER MY SUPERVISION, AND THIS PLAT ACCURATELY REPRESENTS SAID ANNEXATION MAP TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY ME TO DETERMINE OWNERSHIP. FURTHERMORE THIS CERTIFIES THAT AT LEAST ONE-SIXTH (1/6) OF THE PROPERTY SHOWN HEREON IS CONTIGUOUS WITH THE BOUNDARY OF THE TOWN OF FIRESTONE.

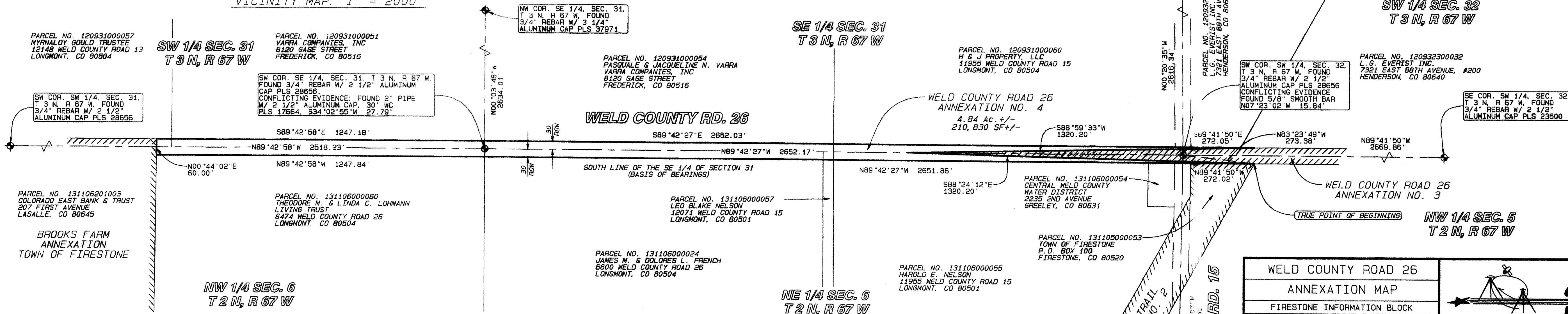
CURTIS D. HOOS PLS 37971
FOR AND ON BEHALF OF:
AMERICAN WEST LAND SURVEYING CO.,
A COLORADO CORPORATION



GENERAL NOTES:

- 1) BASIS OF BEARING: THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 3 NORTH, RANGE 67 WEST OF THE 6TH P.M. IN WELD COUNTY COLORADO, IS ASSUMED TO BEAR NORTH 89°42'27" WEST AS MONUMENTED HEREON WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.
- 2) ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.
- 3) ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT OR LAND BOUNDARY MONUMENT OR ACCESSORY, COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508, C.R.S.
- 4) CERTIFICATION DEFINED: THE USE OF THE WORD "CERTIFY" OR "CERTIFICATION" BY A REGISTERED PROFESSIONAL LAND SURVEYOR, IN THE PRACTICE OF LAND SURVEYING, CONSTITUTES AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THOSE FACTS OF FINDINGS WHICH ARE SUBJECT OF THE CERTIFICATION, AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EITHER EXPRESS OR IMPLIED.
- 5) OWNERSHIP INFORMATION AS SHOWN HEREON WAS TAKEN FROM THE WELD COUNTY ASSESSORS RECORDS, AND IS CURRENT AS OF SEPTEMBER 29, 2009.

VICINITY MAP: 1" = 2000'



ANNEXATION TABLE:

TOTAL PERIMETER: 11043.38 FEET
REQUIRED 1/6 CONTIGUOUS PERIMETER: 1840.56 FEET
CONTIGUOUS BOUNDARY: 2912.42 FEET

APPLICANT:

VARRA CO., INC.
ATTN: BRAD JONES
8120 GAGE STREET
FREDERICK, CO 80516
303-666-6657
E-MAIL: BJONES@VARRACOMPANIES.COM

TECHNICAL CONSULTANT:

AMERICAN WEST LAND SURVEYING CO.,
A COLORADO CORPORATION
ATTN: CURTIS HOOS
P.O. BOX 129
BRIGHTON, CO 80601
303-659-1532
E-MAIL: CURTISAMW@AOL.COM

LEGEND:

- ◆ = ALIQUOT CORNER USED FOR CONTROL, AS NOTED.
- //// = BOUNDARY OF THE TOWN OF FIRESTONE.

WELD COUNTY ROAD 26 ANNEXATION MAP

FIRESTONE INFORMATION BLOCK	
NAME OF SUBMITTAL:	WCR 26
TYPE OF SUBMITTAL:	ANNEXATION
FILING NUMBER:	
PHASE NUMBER:	
SHEET TITLE:	ANNEXATION NO. 4
PREPARATION DATE:	6/22/09
REVISION DATE:	9/29/09
REVISION DATE:	3/9/10
REVISION DATE:	
REVISION DATE:	

A Colorado Corporation
PO Box 129, Brighton, CO 80601
P 303-659-1532 F 303-655-0575
amwest123@aol.com

GRAPHIC SCALE 1"=200'

0 200 400 600

SCALE 1" = 200' DATE: JUNE 22, 2009 CLIENT: VARRA
DRAWN BY: CDH CHECKED BY: MDH JOB NO: 09-12155
REVISION DATE: REVISION DATE

SHEET 1 OF 1

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